

Shop Center Planned At Rob Roy

Work will begin "as soon as the rainy weather is over" on a mobile home park and shopping center at Rob Roy Junction, according to Realtor Sam Black, who is acting as the local representative of Los Angeles developer Wayne Hayashi.

The development will stretch from the Aptos High School access road to the Highway 1 frontage road at Rob Roy, with 5.8 acres nearest the freeway reserved for the shopping center.

The mobile home park, to be known as Aptos Pines Mobile-home Community, will contain 170 units and will be a "first class" facility, Black said. The park will be equipped with a recreation center and swimming pool.

Black, who arranged the \$410,000 sale of the land to Hayashi from a group known as Rob Roy Investors, said escrow on the deal almost is complete.

Black will continue to handle leasing arrangements for the shopping center. He said initial plans call for one of the first tenants of the center to be a service station.

He added that at present Hayashi has not decided whether to bring a financial firm into the project as a partner or to finance the whole venture himself.

A bonus of the development for mid-county residents might be the partial lighting of the high school access road. Citizens have complained of the lack of lighting on school property, and the school district indicates it doesn't have the money for the job.

Black said he is sure Hayashi would connect some access road lighting to the mobile home park electric system and pay for the power if another agency will bear the cost of lighting installation.

Errol E. McRill of Santa Monica is planning the Hayashi development.